

050.A

0006

0012.2

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
488,900 / 488,900  
488,900 / 488,900  
488,900 / 488,900

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
12		WATER ST, ARLINGTON

## OWNERSHIP

Owner 1: TAAMALLAH SOUFIEN	Unit #:	2
Owner 2: HOLIDAY LINDSEY VICTORIA		
Owner 3:		
Street 1: 12 WATER ST UNIT 2		
Street 2:		

Twn/Cty: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1: WUINEE DAVID R -

Owner 2: -

Street 1: 12 WATER ST UNIT 2

Twn/Cty: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1900, having primarily Wood Shingle Exterior and 1385 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B1	NEIGH OFFI	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7866									G8	1.						

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	488,900			488,900		281143
							GIS Ref
							GIS Ref
							Insp Date
							07/19/18



## USER DEFINED

Prior Id # 1:	35090
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	20:45:11
danam	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	488,900	0	.	.	488,900		Year end	12/23/2021
2021	102	FV	474,400	0	.	.	474,400		Year End Roll	12/10/2020
2020	102	FV	467,200	0	.	.	467,200	467,200	Year End Roll	12/18/2019
2019	102	FV	458,600	0	.	.	458,600	458,600	Year End Roll	1/3/2019
2018	102	FV	405,200	0	.	.	405,200	405,200	Year End Roll	12/20/2017
2017	102	FV	369,000	0	.	.	369,000	369,000	Year End Roll	1/3/2017
2016	102	FV	369,000	0	.	.	369,000	369,000	Year End	1/4/2016
2015	102	FV	340,700	0	.	.	340,700	340,700	Year End Roll	12/11/2014

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WUINEE DAVID R,	70253-507		11/17/2017		499,000	No	No		
MONAGLE RICHARD	50055-530		9/4/2007		350,000	No	No		
MONAGLE RICHARD	48703-14		12/20/2006		1	No	No		

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
7/19/2018		Measured								DGM	D Mann	
4/19/2007		External Ins								BR	B Rossignol	

## ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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